

CORPORATE FORM
WARRANTY DEED

BOOK **314** PAGE **680**

THIS INDENTURE, made and entered into this 3rd day of March, 1997, by and between:
Venture Builders Corporation party of the first part, and
Robert Blunt party of the second part,

WITNESSETH: for and in consideration of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in Olive Branch County of DeSoto, State of Tennessee: Mississippi:

Lot 23, Chateau Ridge Subdivision, located in Section 11, Township 2, Range 6, DeSoto County, Mississippi as per plat thereof recorded in Plat Book 14, Pages 47-50, in the office of the Chancery Clerk of DeSoto County, Mississippi.

Being the same property conveyed to Grantor herein by Warranty Deed of record at Book 305, Page 123, in the Chancery Clerk of DeSoto County, Mississippi.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, its heirs, successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that it is lawfully seized in fee of the aforescribed real estate; that it has a good right to sell and convey the same; that the same is unencumbered, 1997 City of Memphis and 1997 Shelby County real property taxes, a lien not yet due and payable, and Subdivision Restrictions, Building Lines and Easements of record in Plat Book 14, Page 47-50, all being of record in said Register's Office.

and that the title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if it refers to more than one person or entity, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the party of the first part the day and year first above written.

APR 14 8 26 AM '97 *me*

Venture Builders Corporation
By: *Charlie R. Pogue Pres*
CHARLIE R. POGUE President

BK 314 PG 1680
W.E. DAVIS CH. CLK.

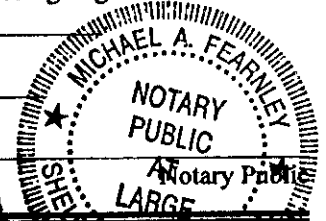
By: _____
Secretary/Treasurer

STATE OF TENNESSEE, COUNTY OF SHELBY

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Charlie R. Pogue with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be the President of Venture Builders Corporation the within named bargainor, a corporation, and that he as such President, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as President

WITNESS my hand and Notarial Seal at the office March 3rd, 1997

My commission expires 3/7/98



(FOR RECORDING DATA ONLY)

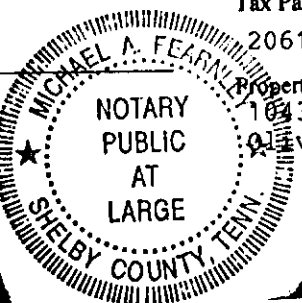
I, or we, hereby swear or affirm that, to the best of Affiant's knowledge, information, and belief, the actual consideration for this instrument of the property transferred, whichever is greater, is \$*****81,000.00, which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Affiant

Subscribed and sworn before me

Notary Public

My Commission Expires: 3/7/98



Mail Tax Bills to:
Community Mortgage Corporation
142 Timber Creek Drive
Cordova, TN 38018

Tax Parcel ID Number:
2061.0-1101.1-00023

Property Address:
10431 Chateau Drive
Olive Branch Mississippi 38637

This instrument prepared by and return to:
Fearnley & Califf, PLLC
6389 Quail Hollow Road, Suite 202
Memphis, Tennessee 38120
901-767-6200

Case Number:
J9702038

Property Owner & Address:
Robert Blunt
10431 Chateau Drive
Olive Branch Mississippi 38637

GRANTOR:

Venture Builders Corporation
Post Office Box 296
Olive Branch, MS 38654
Phone Number: 601-363-4800

GRANTEE:

Robert Blunt
10431 Chateau Drive
Olive Branch, MS 38637
Home Phone: 601-393-1495
Work Phone: 800-330-4672